



TOWN OF SWAMPSCOTT

ZONING BOARD OF APPEALS

ELIHU THOMSON ADMINISTRATION BUILDING
22 MONUMENT AVENUE, SWAMPSCOTT, MA 01907

MEMBERS
MARC KORNITSKY, ESQ., CHAIR
DANIEL DOHERTY, ESQ., VICE CHAIR
BRADLEY L. CROFT, ESQ.
ANTHONY PAPROCKI
ANDREW ROSE

ASSOCIATE MEMBERS
RON LANDEN
HEATHER ROMAN
PAULA PEARCE

MARCH 24, 2020 MEETING MINUTES

Time: 7:03 p.m. – 7:07 p.m.
Location: Virtual Meeting through Zoom
Members Present: M. Kornitsky, D. Doherty, B. Croft
Members Absent: H. Roman, P. Pierce, A. Paprocki, A. Rose, R. Landen
Others Present: Marzie Galazka (Dir., Community & Economic Development), Molly O’Connell (planner)

Chairman of the Board, M. Kornitsky called the meeting to order at 7:03 p.m.

MOTION: M. Kornitsky to continue all items on the agenda to the April 30th Zoning Board meeting, except for Petition 12-5 which is continue to May 5th. D. Doherty and B. Croft in agreement.

ZONING RELIEF PETITIONS

PETITION 19-31

55 BLANEY STREET

Petition by T. KIERAN NUNAN AND CYNTHIA NUNAN, TRUSTEES C/O KENNETH B. SHUTZER seeking a dimensional special permit, special permit (non-conforming use/structure), special permit for parking relief, and special permit for size of parking spaces to construct a roof deck and dormer addition to the structure and reduce the number and/or size of parking spaces. The Petitioner plans on re-establishing the use as a two (2) family structure, which is allowed in the A-4 district. Property is located at 55 BLANEY STREET (Map 2, Lot 156). Ken Shutzer, attorney, and both petitioners were present.

PETITION 12-5

0 ARCHER STREET

Petition by DIGIORGIO & MESSINA CONSTRUCTION CORP. for an amendment to an existing site plan special permit, independent living facility special permit for an alternative access route (Cushing Avenue) and to increase the number of units from 15 to 22. Property is located at ARCHER STREET (Map 7, Lots 213-248 and 250-255).

PETITION 20-07

17 BLANEY STREET

Petition by FLOW DESIGN ARCHITECTS seeking a dimensional special permit and special permit (non-conforming use/structure) for renovations to an existing single-family home including a new entry and new second-floor deck. Property located at 17 BLANEY STREET (Map 2, Lot 149). Homeowner Ryan Mellig is present with project architects.

PETITION 20-08

23 SUMNER STREET

Petition by BENJAMIN YELLIN seeking a dimensional special permit and use special permit to construct an addition to an existing dwelling for a proposed accessory apartment. Property is located at 23 SUMNER STREET (Map 27, Lot 162).

PETITION 20-09

39 NICHOLS STREET

Petition by ERIC AND MARIANNE HARTMANN seeking a use special permit for an accessory apartment in an existing single-family dwelling. Property is located at 39 NICHOLS STREET (Map 11, Lot 678).

Meeting adjourned: 7:07 p.m.

Molly O'Connell
Senior Planner